



## ORCA SUPPLEMENT:

This is the promised Orca Supplement, though not all of it. Again, space is the problem and future issues of Lambda should about complete the job.

Comments, incidentally, are as follows:

Positive: 10

Negative: 3

Please write or give your comments and discussion to the Handbook Editor at Registration. As before, the editor can be contacted through the SGA for the first three weeks of classes. 673-3647 or 675-1151 ext. 430. Or, come and talk it over.

## From TENANT RIGHTS IN CANADA:

A STAFF STUDY BY MICHAEL AUDAIN & CHRIS BRADSHAW

THE CANADIAN COUNCIL ON SOCIAL DEVELOPMENT,  
55 Parkdale Avenue  
OTTAWA 3, Ontario.

February, 1971.

**PREFACE:** For hundreds of years, obligations rooted in feudal times have governed relationships between landlords and tenants. In 1970, a number of Canadian provinces at last amended their legislation, it being recognized that what amounted to a master-servant relationship was no longer acceptable to determine the conditions under which present-day Canadians might rent housing accommodation.

**NOTE:** The reader is cautioned also that this is not a detailed, quotable legal study; it is a précis of basic rights under the law for tenants across Canada, although only Ontario sections are mentioned here. For legal advice, use this as a guide only, and talk to a lawyer.

**Rent Regulation** — functionally, none in Ontario; legally, any rent is possible.

**Security Deposits** — Ontario has abolished security deposit for new and renewed tenancies except for those held against the last month's rent. Deposits outstanding on the passage of new legislation must be returned at the end of tenancy (or at its renewal) tenant or the courts allow otherwise. In both cases a 6% rate of interest must be paid.

**Distress** — at the moment, a landlord cannot seize a tenant's goods and chattels for arrears in rent. Presumably, (since this is new legislation) a landlord could be charged with theft under the Criminal Code.

**Termination** — Ontario has adopted Alberta's 1964 legislation; tenancies, notice, court application; writs of possession and notices to a party evading service of notice are established provincially; landlords must post this regulation in multi-unit buildings.

**Notice of rent increases** — rent increase notice must be equivalent to a notice for eviction (for amount of time given). Other than that, no protection for the tenant in Ontario.

**Sub-letting** — tenants can't waive sub-let rights unless stated in the lease or agreed upon at the beginning of tenancy; landlord consent is not necessary if you wish to replace yourself with another tenant in the same unit. The landlord can't withhold permission without good reason, and sub-letting fees must be reasonable. However, there are no penalties for landlord violators.

**Locking devices** — mutual consent from both parties necessary before alterations are made in the locks for access to the premises; \$1,000 fine for violators.

**Privacy from Landlord** — as long as the premises appear inhabited, the landlord may enter only to show prospective tenants the premises at reasonable hours after a proper termination notice has been given or after a 24-hour written notice and then only during daylight hours, except with the consent of tenant or in an emergency.

**Obligation to repair** — the landlord must "provide and maintain the premises in a good state of repair and fit for habitation and to comply with local and provincial building health and safety standards. Tenants must maintain reasonable neatness and repair damage that they directly caused, (or indirectly).

**Tenant's copy of the Lease** — landlord must deliver a "fully executed duplicate copy" of the lease within 21 days of execution of the lease. Tenant has no obligations under the lease if the landlord fails to come through.

**Interesse termini** — the tenant may refuse to move in if he wishes without fear of lawsuit; in this matter, landlord and tenant are now equal.

**Frustration** — if a place becomes unusable or available, the contract is considered to be terminated; e.g.: if the building burns down.

**Mitigation of damages** — if a tenant leaves before his lease is up, the landlord must take necessary steps to re-let the place so that the original tenant is not stuck with the full remaining rent.

**Landlord's obligation to inform** — landlord must post in multi-unit buildings in a conspicuous place his name, address and sections of law dealing with termination procedures. No penalty for violators.

**Post-dated cheques** — maximum fine for landlord who requires post-dated cheques either personally or through tenancy agreement. Landlord, therefore, cannot "sell" postdated cheques along with the premises in event of bankruptcy or foreclosure.

**Retaliatory evictions** — tenants under infinite-term lease or similar are protected vaguely in that a judge may refuse a writ of possession to a landlord if there is reason to believe that the landlord is retaliating against tenant attempts to secure legal rights and where the tenant has requested a public agency to enforce health or maintenance standards. Finite-term lessees are out of luck — the landlord simply terminates the lease at renewal time.

**Accelerated rent** — where a rent clause in the lease states that all future rent comes due at once if the lessee falls behind in rent, the lessee is protected by law which allows him to pay up back rent and court cost in reasonable amounts, rather than all at once.

**Contracting out** — some parts of the law may be waived by mutual agreement; tenants not knowing the law may waive rights very important to them. Such is now prohibited except for the amount of time required for giving notice of termination. (In other words, think first)

**Restrictions on Children** — landlords may still discriminate against families with children; at the moment this is a thorny issue with landlord and tenant pressure groups and no solution has been found.

**In posse in esse** — new tenants or landlords now bound by obligations in the lease whether the matters were in existence at the time the lease was signed or not.

**Overholding Tenants** — tenants which overstay must compensate their landlords; new tenancy does not automatically occur with overstay of a tenant — a new agreement is necessary.

**Standardized Lease** — where the terms of the lease may conflict with the law, they should be void, but obsolete articles persist. Ontario has something in the works now, but that will do you no immediate good. Know your lease.

**Ombudsmen** — not in Ontario.

**Government publicity** — if this is the first that you knew of your rights as a tenant, then you are also aware of the effectiveness of the government publicity in this matter. See Bureaux and Boards.

**General Exception** — residential premises that are included with commercial property under a single lease are excluded from legal coverage.

- Students in residence are excepted from landlord tenant laws; they are legally "occupants" and have no legal protection as such.
- Lodgers, boarders and roomers are assumed to have no legal protection because the law avoids mentioning them and because the landlord in this case takes on the role of principal tenant and thereby gets normal tenant protection.
- presumably, because such is not mentioned in the law, tenant association groups, etc., may be excluded from a premise since they are not by definition affiliated with any political party.
- agreements-to-lease are not mentioned in the Act and these are often landlord weapons to take rent but not commit themselves to renting a place to a person; in other words, a landlord may take you for a month's rent in advance, and then refuse to rent the place to you.

**Note:** the foregoing is a digest of a digest of the (Ontario) Landlord/Tenant Act and is not quotable as law. Refer to legislation list provided, and consult a lawyer for details.  
Editor.

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Help! This picture shows too bad examples — a messy office and bad photography.

What you are now glancing at is your student newspaper, this first issue is in all reality an extension of ORCA. It contains

Information to help make your stay here at Lambton more what less than hell. If you are an upper year student, we hope that you will bear with us for this first week. Our regular type of paper will be out next Tuesday.

For those of you who are first year students, we would like you to know that this is not the type of paper you can expect during the year. Our regular issues contain campus news as well as news from other campuses across Canada. In addition we have a sports section and regular columns. Or at least we will if you come and work for us (you're really working for yourself). We need sports and news writers, artists, layout people — and if you have any knowledge of graphics, pardon us if we faint! We also

need photographers, and salesmen for the Central Advertising Bureau (C.A.B.).

If you don't know anything about any of the above, don't worry. Neither did we when we started — most of us still don't. Lambda is a learning experience. It is here where you get your real university education. You meet people and you become informed. But most of all you become part of a social interaction, then social inter-reaction and perhaps even a revolution.

So come on up to our office. We're on the second floor of the Tower, office number L-222. If you can't find us, find a campus phone and dial 267 — we'll tell you how to get here. Talk to us. We'll tell you what goes on here. We'll also give you a cup of coffee. You can't lose (unless you stay away). If you want a paper this year do something to make it. Our name is Lambda and this is our "h" birthday. Help us celebrate and do yourself a favour.

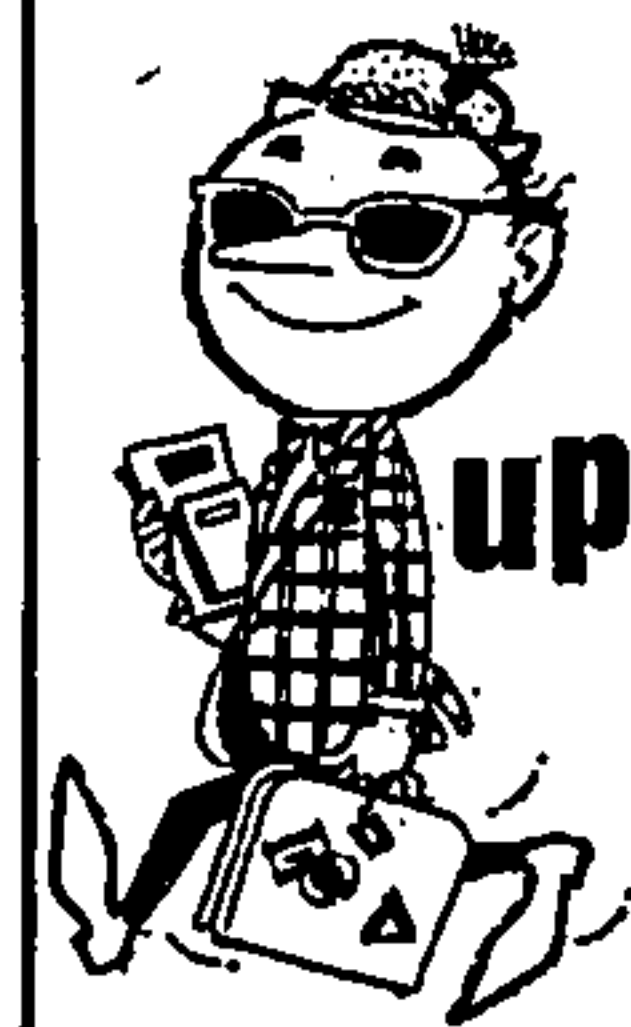
# lambda

## Welcomes

## fresh



## & upper years



While you are here, why not do something constructive? Why not work for you by working for us? Join us in room L-222.

# \$ \$ \$ \$ \$

## SEPTEMBER 30th

## AN IMPORTANT DATE

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# Lambda

Editor in chief Noel Beach

Business Manager Ken Peake

This week: Noel, Margaret, Bob, Peter, Marilyn

## Sports form integral part of university life

The first Laurentian sports team has already begun its season. The Football Voyageurs played Queen's University on Saturday, in the first game of a long season for that team. Shortly after teams will be hitting the field, floor or ice for another competitive season.

This year the Voyageurs are in a new league. Gone are both the Ontario Intercollegiate to which the Vees belonged and Ontario Quebec Athletic Association. All universities in Ontario with the exception of Lakehead and RMC belong to this superleague, with Ryerson Polytechnic Institute also competing. For the Vees it means tougher competition in many sports, in

some others the competition will not be that much improved. Many Voyageurs teams carry long traditions with them into this first year of operation in the Ontario Universities Athletic Association.

The Football Vees' tradition is one of losing, but Vince Elery, a veteran with the team has mentioned that the Vees are going all the way to the Canadian College Bowl this year. Only time will tell. While the Vees won only one game last year they lost a squeaker against Windsor. A touchdown on the last play of the game was nullified by a Vee clipping penalty on the opposite side of the field some forty yards behind the play. And remember that the Vees lost by the margin of a converted touchdown

to the Ottawa Gee Gees, College bowl finalists.

The football Vees have consistently placed players on both the all-star teams and CFL draft lists. Such is most likely to be continued.

The Soccer Vees will be hitting the pitch in a short period of time, and the Laurentian eleven is ranked as one of the best in the country. For the last two years the Vees have taken the OIAA title but are expected to find the going a little tougher this year with the likes of the strong McMaster side in the OIAA.

The basketball voyageurs, for the last four years one of the top ten in the country are expected to be near the top again this year. Last year the Vees lost out in the OIAA Championship game by a scant field goal to the Lutheran Golden Hawks. The year before the Vees demolished the league and took the Consolation title at the CIAU tourney.

A surprise last year was the Laurentian Badminton team which swept the OIAA title. Also showing strongly last year were the Men's Volleyball and Ski teams, and the Golf foursome.

Women's sports have always taken a back seat to their male counterparts here but showings made in Volleyball, Basketball, Hockey Vees under the tutelage of Jack Porter won their seventh title in nine years in the OIAA, finishing second the other two times. In those nine years, five of them undefeated in league play, the Vees established a 141-68-10 record against some of the best teams in Canadian and American College hockey as well as such teams as the Canadian, Russian and Czechoslovakian national teams. This year the Vees play in perhaps the strongest league in the country. In addition to Canadian champion Toronto Blues will be Queens, Waterloo, and Carleton teams who gave the Blues such a rough time for the OIAA title. Also fighting will be the York Yeomen, second place finishers in the OIAA last year and titleists the year before. All these teams, Toronto, York, Queens, Carleton, Waterloo and Laurentian will be in the same division of the OIAA hockey league and will probably all be ranked in the top ten in the country. Hockey Vee fans will see the best college hockey in Canada this year at the Sudbury Arena.

The television coverage afforded by the CIAU volleyball and hockey tournaments both hosted by the Laurentian teams have added to the prestige being achieved by the blue and gold clad teams from Sudbury.

## Football Voyageurs

People have in the past sneered at Laurentian's attempt at playing football. But this year Coach Ron Preston told me quite confidently, "I see us in the playoffs." He then went on to explain that there was a new league alignment, with Laurentian playing in the same league as Queen's, Toronto, York, Ottawa and Carleton. This league is divided into two divisions, with Laurentian, York and Ottawa forming the northern division, while Toronto, Queen's and Carleton will make up the southern division. Laurentian will also play an interlocking game against Guelph, which is a member of another league.

Laurentian's playoff hopes rest on their ability to come first in the northern division, beating out York and Ottawa. This should not seem impossible as York has never had a strong team and last year's Canadian College finalists, the Ottawa Gee Gees, are in the process of rebuilding. On the other hand, the Vees have managed to bring back 23 veterans, including the whole offensive line. This, plus the fact Coach Preston plans

aged to find some good rookies, enables Laurentian a good chance of earning a playoff spot.

The atmosphere at training camp this year was almost a complete turnabout from previous years. Preston said, "By far the best training camp I've ever had. Fifty guys showed up and everyone worked their hearts out." Some of the rookies and many of the veterans, stated that this was the toughest training camp they ever had. Perhaps part of this can be credited to a man named Ken Naples, who screamed and urged the players on to heights of greater pain and fatigue, i.e. after the players had finished sprinting up the hill several times, they were heading back to the dressing room. Shouted a loud voice, "Do I see walkers on this team? There are no walkers on this team, everybody runs, all the time." Or his comment to a football player who was injured, "You're not practising because you've got an injury! There are no injuries in football! Play ball!"

And so it went. After one of the Vees' practices, I talked to Coach Ron Preston. He stated that the strong point of this year's team was its speed, particularly the outside running. Guy Vetrle, Peter Kotyk and rookie Jon Junken will provide the speed in that category. Vetrle, by the way, was a league all-star last year.

The team has three quarterbacks to choose from with veterans Jack Hurst and Gary McLeod returning. Rookie Bob Clemmens is the third candidate, a very impressive one, giving Coach Preston a tough decision to make as far as starting quarterback is concerned. Preston conceded that the interior defensive linebackers were a little weak and that the defensive end would have to play sharper ball. However, four year veteran Peter Doyle, (also a league all-star last year), and Barry Magill, should give the defence good leadership.

The overall outlook for the Vees this year is quite promising and though the team is on the light side the speed should more than make up for this.

Members of this year's team are: Orville Adams, Mike Bell, Frank Capi, Bob Clemmens, William Denomme, Peter Doyle, Vince Ellery, Dave Evans, Glenn Gardner, Robert Gouley, Jack Hurst, Jon Junken, Peter Kalsner, John Klimczak, Peter Kotyk, Terry Lajole, Marty Lorton, Curtiss Law, Dave Linkalter, Barry Magill, Lynn McCoy, Dave McNab, Mike Millin, Bob Moeller, Doug Radwick, Steve Rosenburgh, Robert St-Onge, Ken Souliere, Don Torgerson, Wally Ukrainie, Guy Vetrle, Don Welch, Dave Weinstein, Bob Wilson, Tim Wornton, Gary McLeod, Jim Lecour, Bernard Laberge, John Atkins, Jim Best, Bob Milks, Bob Ley and Jim Nordin.

## New campus shop

The S.G.A.L.U. opened an on-campus store La Boutede, Monday, September 13. It is located in Room L218 in the Parker Building.

La Boutede will feature discount film developing service (over \$1.00 less than city prices), and discount dry-cleaning services (55% off city prices). Further, the store will carry patent drugs (toothpaste, razor blades, mouthwash, band-aids, etc.), stationery and school supplies, magazines, pocket books, foodstuffs, dairy products, and bread products.

The old Campus Shop will be incorporated in La Boutede and a wide assortment of crested items will be available including rings, jackets, t-shirts, sweaters and glass-ware.

The store will be open seven days per week: Monday to Friday, Noon to 5 pm, and 7 pm. to midnight; Saturday and Sunday: 7 pm. to midnight.

The store will employ fifteen students on a part-time basis. Each employee will work one shift per week which will be five hours duration. The part-time wage will be \$2.00 per hour starting salary.

## BOOKS

The used textbook exchange will be operated this year by the SGA in the old SGA office, Room L218 in the Parker Building. The exchange will operate on a consignment basis, with students setting their own prices for their used books. Hours of operation will be from 10:00 am. to 4:00 pm. Monday to Friday.

## MOVIE SERIES

The S.G.A.L.U. is initiating a weekly movie series this year. It is being billed as "The Collage" and will feature a wide variety of films from "Midnight Cowboy" to "St-Denis, dans le temps".

During Frosh and Orientation weeks, the films will be shown on Friday and Sunday. However, starting October 2, the films will be shown every Saturday night. There will be two shows nightly, one at 6:30 pm, and one at 9 pm. Cost of admission will be \$1.75.

If the response is good, the

films could be shown two nights per week. Films for the spring term have not yet been booked. The titles will be released when available.

"The Collage" film series is an attempt to provide good entertainment at reasonable prices. As well, "it is an attempt to supplement the present good work of the English Film Club and the Cine-club. Isolation, especially in winter, makes it hard for Laurentian students to get downtown. When they do get downtown, the films are expensive.

## SGA opens new pub

The Students' General Association opened its new on-campus Pub, Tuesday, September 15. The Pub is located in a second floor cafeteria known as the Cafe Robot.

The Pub, named "Culdesac", will be open two or three times per week from 4 pm. to midnight. It will seat approximately three hundred and fifty people and is open to anyone from the university and the City of Sudbury.

On September 15 for the opening, all beverages will be \$1.25, admission will be free, and there will be continuous entertainment from 4 pm. to midnight. Entertainment will include a French-canadian folk singer, an organist and an Irish band.

Regular features of the pub will be low prices (beer: \$4.00, Liquor and wine: \$6.00), \$7.50 to \$10.00 cover charge, a free buffet plate, and live entertainment from 8 pm. on. Further, from 4 pm. to 6 pm. every

Pub night, all beverages will be \$2.25.

The Pub is scheduled to be open two nights per week for the time being. If demand warrants it, it will open a third night. Dances will be scheduled every second week.

Entertainment booked so far includes rock bands, an Irish band, folk singers, a dixie band, a German Band, French-canadian entertainers, and country and western music.

## SGA PRESENTS LA BOUTEDE

L - 218: The Parker Building

- CIGARETTES: 51¢
- RECORD ALBUMS: Reg. \$5.29 — OUR PRICE \$3.79
- DRY-CLEANING: 15% OFF CITY PRICES
- CRESTED JACKETS, SWEATERS, T-SHIRTS, MUGS, RINGS
- PATENT DRUGS: (Watch for our specials.)
- MAGAZINES, POCKET BOOKS:
- DAIRY PRODUCTS:
- BAKERY PRODUCTS:
- FOOD STUFFS:
- PHOTO-DEVELOPING 12 colour prints: \$3.29

OPEN SEVEN DAYS PER WEEK

MON. - FRI. noon - 5:00 pm 7 pm - midnight

SAT. - SUN. 7 pm - midnight

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## DRAMA

While everyone else has been touring the country, basking in the sun, or simply busy earning tuition fees, the "Chore" of University Players has been hard at it preparing the program for our 1971-72 season.

"LUV" will be presented September 29, 30, October 1 and 2, at 8 pm. in the Fraser Auditorium, Science Building No. 2 (Consult the map in your L. U. Calendar if you're lost). This play is a comedy which evolves around three people, Harry Berlin (Andre Casaubon), Milt Manville (Eugene McLennay) and Ellen Manville (Helen Casaubon), portrays some of our human fallacies. Each is dissatisfied with their life and is searching for a solution. What do they find during their search? You'll simply have to come and find out for yourselves.

Watch for our booth at Registration. We'll be on hand to tell you more about our forthcoming activities, some of which are:

- (A) Two weekend drama workshops. Coming up shortly. Everyone welcome!
- (B) Hosting Theatre Pass Muralle the week of October 18. Our members will have an opportunity to work with this well-known group from Toronto who will be presenting "The Doukhobours", October 20-23.
- (C) To bring the first half of the Drama Season to a close, we have chosen a very thought-provoking play which will be our own presentation, "The Night Thoreau Spent in Jail" by Jerome Lawrence and Robert E. Lee. This latest play by these two co-authors represents a complete break from their earlier style of drama.

There's much to be done before all these plans can be formalized. You are invited to come and help us, whether your interests lie in acting, lighting, costuming, publicity, or any of the host of things that go into a production.

## Discotheque

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SATURDAY

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# ORIENTATION '71

**MON 13**

9:30 Great Hall orientation  
tours  
welcome  
1:00 beach swimming etc.  
8:30 colleges college night

each college & school has events for its first year students.

**TUE 14**

9:00 Science 2 registration  
8:30 Great Hall dance

all years pro schools EXCEPT Commerce & Social Work

"Sundance"  
Adm. \$1.00  
Bar

**WED 15**

9:00 Science 2 registration  
4:00 Pub (Cafe Robot) Pub

first year Arts, Science, Commerce, Social Work (A-K)

Grand Opening.  
Entertainment  
All beverages \$.25

**THU 16**

9:00 Science 2 registration  
4:00 Pub

first year Arts, Science, Commerce, Social Work (L-Z)

entertainment  
\$.25 cover  
beer \$.40  
liquor \$.60

7:00 Pub

entertainment  
\$.50 cover  
beer \$.40  
liquor \$.60

8:30 Pro Schools college night

choosing of combined Pro School queen

**FRI 17**

9:00 Science 2 registration  
1:00 beach swimming  
waterskiing etc.

upper year Arts, Science, Commerce, Social Work (A-K)

4:30 Fraser Auditorium movie

"Midnight Cowboy"  
\$.75

7:30 beach beach party

band live

8:30 Great Hall dance

"Smile"  
bar  
\$1.00

**SAT 18**

2:00 Science 2 registration  
8:30 Great Hall dance

upper year Arts, Science, Commerce, Social Work (L-Z)

"Smile"  
bar  
\$1.00

**SUN 19**

8:30 Fraser Audit. evening movie

"Women in Love"  
\$.75

**MON 20**

5:30 Great Hall NIB drive  
9:30 Great Hall NIB dance

for all first year students and consenting upper year students.

"Seadog"  
\$1.00 (CNIB canvassers free)  
bar

**TUE 21**

6:00 IGA (Elm & Isacott) scavenger hunt  
9:00 Great Hall dance

a hell of a lot of fun

"Truck"  
bar  
\$1.00

**WED 22**

TBA Colleges college night  
4:00 Pub

choosing of queens

local entertainment  
\$.25 cover  
\$.40 & \$.60

7:00 Pub

"Truck" plus local entertainment  
\$1.00 cover  
\$.40 & \$.60

**THU 23**

4:00 Pub

"Truck"  
\$.25 cover  
\$.40 & \$.60

7:00 Pub

"Truck"  
\$1.00 cover  
\$.40 & \$.60

**FRI 24**

8:00 Colleges college night

**SAT 25**

2:00 City Shinerama  
2:00 Phys. Ed. Complex football game

proceeds to help Cystic Fibrosis

Vees host Ottawa Gee Gees.  
No bottles in stands!

6:00 Pub

\$.25 cover  
\$.40 & \$.60

8:30 Great Hall Queen dance

"Syrinx" & "Madrigal"  
\$2.00 advance  
\$2.50 at door.